103.0	0002	0008.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	810,900 / 810,900
					USE VALUE:	810,900 / 810,900
					ASSESSED:	810,900 / 810,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
7		ARROWHEAD LN, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	BURKE CHARLES H & JEAN A
Owner 2:	
Owner 3:	
Street 1:	7 ARROWHEAD LANE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 12,180 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1953, having primarily Vinyl Exterior and 1944 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R0	LARGE LOT	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	12180.000	261,100		549,800	810,900
Total Card	0.280	261,100		549,800	810,900
Total Parcel	0.280	261,100		549,800	810,900

Source: Market Adj Cost | Total Value per SQ unit /Card: 417.13 | /Parcel: 417.1

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 66494

GIS Ref

GIS Ref

Insp Date 09/13/18

!8226!

PREVIOUS ASSESSMENT

Parcel ID 103.0-0002-0008.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	261,200	0	12,180.	549,800	811,000	811,000	Year End Roll	12/18/2019
2019	101	FV	217,000	0	12,180.	549,800	766,800	766,800	Year End Roll	1/3/2019
2018	101	FV	217,900	0	12,180.	471,200	689,100	689,100	Year End Roll	12/20/2017
2017	101	FV	217,900	0	12,180.	439,800	657,700	657,700	Year End Roll	1/3/2017
2016	101	FV	217,900	0	12,180.	377,000	594,900	594,900	Year End	1/4/2016
2015	101	FV	216,800	0	12,180.	337,700	554,500	554,500	Year End Roll	12/11/2014
2014	101	FV	216,800	0	12,180.	312,600	529,400	529,400	Year End Roll	12/16/2013
2013	101	FV	216,800	0	12,180.	298,100	514,900	514,900		12/13/2012

PRINT

Date	Time
12/10/20	22:48:14

LAST REV

Date	Time
10/01/18	15:09:32
mmcmakin	
8226	

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	8279-6		1/1/1901	Family		No	No		N

USER DEFINED

Prior Id # 1:	66494
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
9/13/2018	MEAS&NOTICE	BS	Barbara S
6/1/2009	Measured	189	PATRIOT
10/22/1999	Meas/Inspect	263	PATRIOT
9/4/1991		JK	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		12180		Sq. Ft.	Site		0	70.	0.64	4									549,782						549,800	

Total AC/HA: 0.27961 | Total SF/SM: 12180 | Parcel LUC: 101 | One Family | Prime NB Desc: ARLINGTON | Total: 549,782 | Spl Credit | Total: 549,800

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	19 - Ranch		
Sty Ht:	1 - 1 Story		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	CREAM		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1953	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	14 - Asphalt Tile		
Subfloor:			
Bsmnt Gar:	2		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	95.00
Size Adj.:	1.35000002
Const Adj.:	0.99000001
Adj $ / SQ:	126.968
Other Features:	82000
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	320772
Depreciation:	59664
Depreciated Total:	261109

COMMENTS

643-7174.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1								# Units:	1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	6	BRs:	3	Baths:	1				HB	1	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

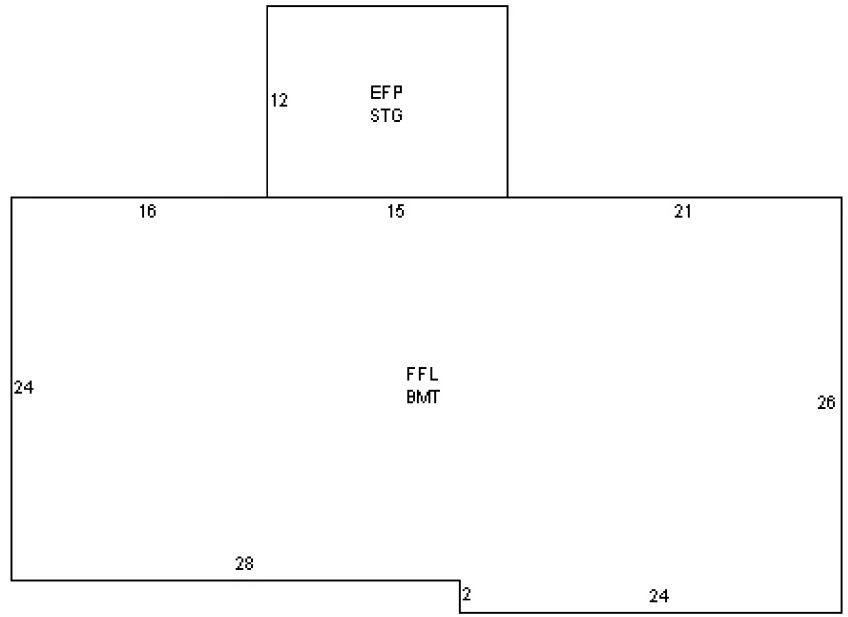
No Unit	RMS	BRS	FL
1	6	3	
Totals			
1	6	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	126.97
Special Features:	0	Val/Su Net:	88.45
Final Total:	261100	Val/Su SzAd	201.47

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	1,296	50.470	65,409
FFL	First Floor	1,296	126.970	164,550
EFP	Enclos Porch	180	41.930	7,547
STG	Storage	180	7.040	1,267
	Net Sketched Area:	2,952	Total:	238,773
Size Ad	1296	Gross Are	2952	FinArea 1944

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	50	C	

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

103.0-0002-0008.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:	Total: